

CITY OF COLLEGE PARK, MARYLAND
Request for Bid Proposals CP-17-07
Repair Work – Old Parish House
Addendum #1 dated October 21, 2016

The City of College Park, Maryland (the “City”) is issuing this Addendum #1 on October 21, 2016, to amend and clarify information and specifications included in RFP CP-17-07, Repair Work – Old Parish House. The information contained herein is to substitute updated plans and specifications dated October 19, 2016 as Exhibit B, delete Exhibit C, substitute a new Bid Proposal Form as an attachment to this Addendum #1, and provide an updated Scope of Work and other corrections with substitute RFP pages 6-7, 33, 34-36, 52-54 and 55-56. This addendum will be incorporated into RFP CP-17-07 and any associated contract documents as if fully set out in the original RFP. Each Bidder must acknowledge the receipt of Addendum #1 on the Bid Proposal Form (pages 34-36 of the RFP packet).

The following changes are made by this Addendum #1:

1. A revision of Paragraph 7, pages 6-7 in the RFP, to read as follows:

7. SCOPE OF WORK

The work to be completed under this contract shall include all labor, equipment and materials necessary to repair the Old Parish House, located at 4711 Knox Road, College Park, MD 20740, which is a contributing resource in the Old Town Historic District. As a result, materials should conform as much as practicable with existing historic features. An Old Parish House Historic Structures Report dated July 4, 2016, detailing existing conditions, is attached as Exhibit A. All work is to be performed in accordance with Drawings of Roof Framing Repairs prepared by Thomas J. Taltavull dated October 19, 2016, consisting of eight sheets, attached as Exhibit B.

The scope of work includes the following, and any work that is incidental thereto:

A. Roof Framing

Reinforce the structural framing of the roof and ceiling in the Main Hall in accordance with the plans and specifications dated October 19, 2016, including drawing numbers CS1.0, A0.1, A1.0, A1.1, A2.0, A3.0, S1.0 & S2.0, attached as Exhibit B.

B. Ceiling Finish

Repair of the ceiling in the main hall of the building. Existing acoustical ceiling tile and wood ceiling must be removed. Bidders shall provide bids for three repair alternates as specified on drawings, all of which must conform to the shape of the existing ceiling:

- Option 1A-Installation of a new ceiling constructed of wood bead board, with material compatible with original wood ceiling.

- Option 1B-Installation of a new acoustical wood ceiling, with acoustical rating of NRC co-efficient of .2 - .5.
- Option 2- Installation of a new MDF (medium density fiberboard) bead board ceiling as specified that is compatible with original wood ceiling.
- Option 3 – Installation of acoustical tile ceiling to match existing that has acoustical properties similar to the existing acoustical rating of NRC co-efficient of .2 - .5.

The goal is to be historically consistent with the Church Period of the building. Remaining finishes such as the drywall, wood wainscot paneling, crown molding, window, door and base trim to be maintained as is.

C. Floor Framing (Per plans and specifications)

D. Insulation (Per plans and specifications)

5. Electrical (Per plans and specifications)

- Remove, store and re-install existing hanging lighting fixtures in the Main Hall, as per drawings and specifications.
- All work shall be done with Prince George's County electrical permits and will be responsibility of contractor to acquire.

6. Coordinate with work by others to install hardwired smoke detectors into an existing alarm system.

7. Coordinate with work by others to install ceiling fans.

2. A revision of Paragraph F, pages 32-33 in the RFP, to read as follows:

F. CONTRACT DOCUMENTS

The Contract Agreement and the following enumerated documents form the contract:

Request for Proposals
 Bid Proposal Forms and Affidavits
 General Provisions
 Special Provisions
 Addenda
 Exhibit A Old Parish House Historic Structures Report dated July 4, 2016
 Exhibit B Drawings of Roof Framing Repairs prepared by Thomas J. Taltavull dated October 19, 2016, consisting of eight sheets
 Permits
 Bid Bond
 Performance Bond
 Labor and Materials Bond

Other Documents Contained within the Bid Specifications
Certifications and Affirmations required by the City

3. A revision of pages 34-36, Bid Proposal Form, as attached.

4. A revision of Paragraph I, Scope of Work, Sample Contractor Agreement, pages 52-54, to read as follows:

I. SCOPE OF WORK

The work to be completed under this contract shall include all labor, equipment and materials necessary to repair the Old Parish House, located at 4711 Knox Road, College Park, MD 20740, which is a contributing resource in the Old Town Historic District. As a result, materials should conform as much as practicable with existing historic features. An Old Parish House Historic Structures Report dated July 4, 2016, detailing existing conditions, is attached as Exhibit A. All work is to be performed in accordance with Drawings of Roof Framing Repairs prepared by Thomas J. Taltavull dated October 19, 2016, consisting of eight sheets, attached as Exhibit B.

The scope of work includes the following, and any work that is incidental thereto:

A. Roof Framing

Reinforce the structural framing of the roof and ceiling in the Main Hall in accordance with the plans and specifications dated October 19, 2016, including drawing numbers CS1.0, A0.1, A1.0, A1.1, A2.0, A3.0, S1.0 & S2.0, attached as Exhibit B.

B. Ceiling Finish

Repair of the ceiling in the main hall of the building. Existing acoustical ceiling tile and wood ceiling must be removed. Bidders shall provide bids for three repair alternates as specified on drawings, all of which must conform to the shape of the existing ceiling:

- Option 1A-Installation of a new ceiling constructed of wood bead board, with material compatible with original wood ceiling.
- Option 1B-Installation of a new acoustical wood ceiling, with acoustical rating of NRC co-efficient of .2 - .5.
- Option 2- Installation of a new MDF (medium density fiberboard) bead board ceiling as specified that is compatible with original wood ceiling.
- Option 3 – Installation of acoustical tile ceiling to match existing that has acoustical properties similar to the existing acoustical rating of NRC co-efficient of .2 - .5.

The goal is to be historically consistent with the Church Period of the building. Remaining finishes such as the drywall, wood wainscot paneling, crown molding, window, door and base trim to be maintained as is.

C. Floor Framing (Per plans and specifications)

D. Insulation (Per plans and specifications)

5. Electrical (Per plans and specifications)

- Remove, store and re-install existing hanging lighting fixtures in the Main Hall, as per drawings and specifications.
- All work shall be done with Prince George’s County electrical permits and will be responsibility of contractor to acquire.

6. Coordinate with work by others to install hardwired smoke detectors into an existing alarm system.

7. Coordinate with work by others to install ceiling fans.

5. A revision of Paragraph IV, Contract Documents, Sample Contractor Agreement, page 54, to read as follows:

IV. CONTRACT DOCUMENTS

This Contract and the following enumerated documents form the Contract Documents and they are fully a part of the Contract as if attached hereto:

Request for Proposals
Bid Proposal Forms and Affidavits
General Provisions
Special Provisions
Addenda
Exhibit A Old Parish House Historic Structures Report dated July 4, 2016
Exhibit B Drawings of Roof Framing Repairs prepared by Thomas J. Taltavull dated October 19, 2016, consisting of eight sheets
Permits
Bid Bond
Performance Bond
Labor and Materials Bond
Other Documents Contained within the Bid Specifications
Certifications and Affirmations required by the City

6. A revision of Paragraph I, Insurance and Indemnification, Sample Contractor Agreement, pages 55-56, to read as follows:

VII. INSURANCE AND INDEMNIFICATION

a. Contractor will purchase from insurance companies, government self-insurance pools or government self-retention funds authorized to do business in Maryland and maintain during the entire term of this Contract, comprehensive general liability insurance, automobile liability insurance, and workers’ compensation insurance with limits of not less than those set forth below. On each policy, Contractor will name the City as an additional insured, with the

exception of the workers compensation insurance, and provide an additional insured endorsement.

i. Comprehensive General Liability Insurance:

- (1) Personal injury liability insurance with a limit of \$2,000,000 each occurrence/aggregate;
- (2) Property damage liability insurance with limits of \$2,000,000 each occurrence/aggregate.

All insurance shall include completed operations and contractual liability coverage. Contractor shall obtain builder's risk insurance. The City will not be liable for any damages during construction.

ii. Automobile Liability Coverage: Automobile fleet insurance \$1,000,000 for each occurrence/ aggregate; property damage - \$500,000 for each occurrence/aggregate.)

iii. Workers' Compensation Insurance: Contractor shall comply with the requirements and benefits established by the State of Maryland for the provision of Workers' Compensation insurance. Contractor shall provide workers' compensation insurance meeting the statutory limits for Maryland and Employers' Liability limits of \$500,000. All Corporations are required to provide Workers' Compensation Certificates of Insurance.

Contractor covenants to maintain insurance, in these amounts, which will insure all activities undertaken by Contractor on behalf of the City under this Agreement. Copies of the certificates of insurance and additional insured endorsements for all required coverage shall be furnished to the City within five (5) business days following the execution of this contract and prior to commencement of any work. The City shall receive 30 days prior notice of any amendment, reduction or elimination of the insurance coverage required herein.

The required insurance may be in policy or policies of insurance, primary and excess, including the so-called umbrella or catastrophe form and must be placed with insurers rated "A-" or better by A.M. Best Company, Inc., provided any excess policy follows form for coverage. Coverage will be primary and noncontributory with any other insurance and self-insurance.

Provision of any insurance required herein does not relieve Contractor of any of the responsibilities or obligations assumed by the Contractor in the contract awarded, or for which the Contractor may be liable by law or otherwise. Provision of such insurance is not intended in any way to waive the City's immunities or any damage limits applicable to municipal government as provided by law.

b. The Contractor shall also furnish to the City a Certificate of Insurance and additional insured endorsement in like amounts for any approved sub-contractor prior to commencement of work in the City.

The Contractor shall indemnify and save harmless the City and its officers, employees and agents, from all suits, actions and damages or costs of every kind and description, arising directly or indirectly out of the performance of the contract, whether caused by negligence on the part of the Contractor, its agents and employees, or to other causes.

The bid opening for this RFP is Wednesday, November 9, 2016 at 2:00 p.m. at City Hall, 4500 Knox Road, College Park, MD 20740.

Signed: _____

Gary Fields, Director of Finance

Telephone: 240-487-3510

Fax: 301-864-8941

E-mail: gfields@collegeparkmd.gov